

Ruffin/Johnson Minor Subdivision, Tentative Parcel Map (TPM) 20725; Pala-Community Plan Area (Smith)

This is an appeal of a decision by the Director of Planning and Land Use to deny Tentative Parcel Map (TPM) 20725 because the applicant failed to provide an acceptable fire protection plan. Specifically, the project does not include secondary access as required by State law (California Code of Regulations Title 14) and the County Fire code. Also, the project site, located near the terminus of Ranch Heights Road in the Pala-Pauma Community Plan Area, cannot be served within the General Plan emergency travel time limit. The applicant proposes to subdivide 73.8 acres into 4 residential parcels, including a remainder parcel. The project site is subject to the (18) Multiple Rural Land Use Designation, and is zoned (A70), Limited Agricultural zone.

The Planning Commission will be requested to remove this Item from the agenda. It will be readvertised for the consideration by the Commission at a future public hearing.